B1 (Official Form 1) (1/08)

United States Bankruptcy Court Eastern District of New York				Vol	untary Petition				
Name of Debtor (if individual, enter Last, First, Middle): BUCKLEY MANOR HOLDINGS LLC)	Name of Joint Debtor (Spouse) (Last, First, Middle):					
All Other Names used by the Debtor in the last 8 years (include married, maiden, and trade names):			All Other Names used by the Joint Debtor in the last 8 years (include married, maiden, and trade names):						
Last four digits of Soc. Sec. or Individual-Taxpaye EIN (if more than one, state all):	r l.D. (ITIN) No./Complete		Last four digits of Soc. Sec. or Individual-Taxpayer I.D. (ITIN) No./Complete EIN (if more than one, state all):					
Street Address of Debtor (No. & Street, City, State 6302 17th Avnue	& Zip Cod	e):	:	Street Add	ress of Jo	int Deb	tor (No. & Stree	et, City, Sta	te & Zip Code):
Brooklyn, NY	ZIPCOD	E 11204							ZIPCODE
County of Residence or of the Principal Place of E Kings	usiness:		,	County of Residence or of the Principal Place of Business:			ess:		
Mailing Address of Debtor (if different from stree	t address)]	Mailing A	idress of	Joint D	ebtor (if differer	ıt from stre	et address);
	ZIPCOE	DE	$\overline{}$					Г	ZIPCODE
Location of Principal Assets of Business Debtor (i			s above	e):					
79 Yaun Avenue, Liberty, NY								Γ:	ZIPCODE 12753
Type of Debtor (Form of Organization)		Nature o (Check						nkruptcy	Code Under Which (Check one box.)
(Check one box.) ☐ Individual (includes Joint Debtors) See Exhibit D on page 2 of this form. ☐ Corporation (includes LLC and LLP) ☐ Partnership ☐ Other (If debtor is not one of the above entities, check this box and state type of entity below.)	Sin U.S Ra Sto	☐ Health Care Business ☐ Single Asset Real Estate U.S.C. § 101(51B) ☐ Railroad ☐ Stockbroker ☐ Commodity Broker ☐ Clearing Bank		s defined i	n 11	Chapter 9 Recognition of Chapter 11 Main Proceed Chapter 12 Chapter 15 P. Chapter 13 Recognition of Chapter 13		oter 15 Petition for ognition of a Foreign main Proceeding	
	De	Tax-Exempt En (Check box, if appli Debtor is a tax-exempt orga Title 26 of the United State Internal Revenue Code).		licable.) ganization		del § 1 ind per		(Check one y consume 1 U.S.C. red by an y for a	ebox.)
Filing Fee (Check one box)				Check one	have		Chapter 11 I	Debtors	
☐ Full Filing Fee attached ☐ Filing Fee to be paid in installments (Applicable to individuals only). Must attach signed application for the court's consideration ærtifying that the debtor is unable to pay fee except in installments. Rule 1006(b). See Official Form 3A.		tor C	□ Debtor is a small business debtor as defined in 11 U.S.C. § 101(51D). □ Debtor is not a small business debtor as defined in 11 U.S.C. § 101(51D). Check if: □ Debtor's aggregate noncontingent liquidated debts owed to non-insiders or affiliates are less than \$2,190,000.						
Filing Fee waiver requested (Applicable to chapter 7 individuals only). Must attach signed application for the court's consideration. See Official Form 3B.			. [Check all a A plan i Accepta	ipplicables being finces of the	e boxes led with te plan v	this petition		rom one or more classes of
Statistical/Administrative Information Debtor estimates that funds will be available for distribution to unsecured credit Debtor estimates that, after any exempt property is excluded and administrative distribution to unsecured creditors.				s.					THIS SPACE IS FOR COURT USE ONLY
i '] 000- 000	5,001- 10,000	10,00 25,000				50,001- 100,000	Over 100,000	
Estimated Assets		_		00,001 to million	\$100,00 to \$500		\$500,000,001 to \$1 billion	☐ More than \$1 billion	l l
Estimated Liabilities	1		□ \$50,00	00,001 to	□ \$100,00	0,001	\$500,000,001 to \$1 billion		

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Location Where Filed: None		Case Number:	Date Filed:		
Location Where Filed:		Case Number:	Date Filed:		
Pending Bankru	ptcy Case Filed by any Spouse, Partner or	Affiliate of this Debtor (If mo	re than one, attach additional sheet)		
Name of Debtor: None		Case Number:	Date Filed:		
District:		Relationship:	Judge:		
10K and 10Q) with the Section 13 or 15(d) o requesting relief under	Exhibit A tor is required to file periodic reports (e.g., forms Securities and Exchange Commission pursuant to f the Securities Exchange Act of 1934 and is chapter 11.) ed and made a part of this petition.	Exhibit B (To be completed if debtor is an individual whose debts are primarily consumer debts.) I, the attorney for the petitioner named in the foregoing petition, declar that I have informed the petitioner that [he or she] may proceed under chapter 7, 11, 12, or 13 of title 11, United States Code, and have explained the relief available under each such chapter. I further certift that I delivered to the debtor the notice required by § 342(b) of the Bankruptcy Code.			
			X Signature of Attorney for Debtor(s) Date		
Does the debtor own or or safety?	Exhi- have possession of any property that poses or is	ibit C alleged to pose a threat of imminer	nt and identifiable harm to public health		
☐ Yes, and Exhibit C ✓ No	is attached and made a part of this petition.				
Exhibit D comp	very individual debtor. If a joint petition is filed, endeted and signed by the debtor is attached and ma	ade a part of this petition.	nch a separate Exhibit D.)		
Debtor has been preceding the d		ng the Debtor - Venue pplicable box.) of business, or principal assets in the days than in any other District.	nis District for 180 days immediately		
Debtor is a deb	ruptcy case concerning debtor's affiliate, general tor in a foreign proceeding and has its principal p pal place of business or assets in the United States or the interests of the parties will be served in reg	lace of business or principal assets but is a defendant in an action or pr	in the United States in this District, occeeding [in a federal or state court]		

Name of Debtor(s):

Prior Bankruptcy Case Filed Within Last 8 Years (If more than two, attach additional sheet)

BUCKLEY MANOR HOLDINGS LLC

B1 (Official Form 1) (1/08)

(This page must be completed and filed in every case)

Voluntary Petition

Page 2

	Exhibit D completed and signed by the debtor is attached and made a part of this petition.
f this	is a joint petition: Exhibit D also completed and signed by the joint debtor is attached a made a part of this petition.
	Information Regarding the Debtor - Venue (Check any applicable box.)
V	
	There is a bankruptcy case concerning debtor's affiliate, general partner, or partnership pending in this District.
	Debtor is a debtor in a foreign proceeding and has its principal place of business or principal assets in the United States in this District, or has no principal place of business or assets in the United States but is a defendant in an action or proceeding [in a federal or state court] in this District, or the interests of the parties will be served in regard to the relief sought in this District.
	Certification by a Debtor Who Resides as a Tenant of Residential Property
	(Check all applicable boxes.) Landlord has a judgment against the debtor for possession of debtor's residence. (If box checked, complete the following.)
	(Name of landlord or lessor that obtained judgment)
	(Address of landlord or lessor)
	Debtor claims that under applicable nonbankruptcy law, there are circumstances under which the debtor would be permitted to cure the entire monetary default that gave rise to the judgment for possession, after the judgment for possession was entered, and
	Debtor has included in this petition the deposit with the court of any rent that would become due during the 30-day period after the filing of the petition.
	Debtor certifies that he/she has served the Landlord with this certification. (11 U.S.C. § 362(l)).

Yidel Peristein

Manager/Member Title of Authorized Individual September 18, 2009 Dole

Printed Name of Authorized Individual

B1 (Official Form 1) (1/08)	Name of Debtor(s):	
Voluntary Petition (This page must be completed and filed in every case)	BUCKLEY MANOR HOLDINGS LLC	
Signa	ntures	
Signaturc(s) of Debtor(s) (Individual/Joint)	Signature of a Foreign Representative	
I declare under penalty of perjury that the information provided in this petition is true and correct. [If petitioner is an individual whose debts are primarily consumer debts and has chosen to file under Chapter 7] I am aware that I may proceed under chapter 7, 11, 12 or 13 of title 11, United State Code, understand the relief available under each such chapter, and choose to proceed under chapter 7. [If no attorney represents me and no bankruptcy petition preparer signs the petition] I have obtained and read the notice required by 11 U.S.C. § 342(b). I request relief in accordance with the chapter of title 11, United States Code, specified in this petition. X Signature of Debtor Telephane Number (If not represented by attorney)	I declare under penalty of perjury that the information provided in this petition is true and correct, that I am the foreign representative of a debtor in a foreign proceeding, and that I am authorized to file this petition. (Check only one box.) I request relief in accordance with chapter 15 of title 11, United States Code. Certified copies of the documents required by 11 U.S.C. § 1515 are attached. Pursuant to 11 U.S.C. § 1511, I request relief in accordance with the chapter of title 11 specified in this petition. A certified copy of the order granting recognition of the foreign main proceeding is attached. X Signoture of Foreign Representative Printed Name of Foreign Representative	
Signature of Attorney* Signature of Attorney for Debtor(s) Kevin J. Nash Goldberg, Weprin, Finkel, Goldstein, L.L.P. 1501 Broadway, 22nd Floor New York, NY 10036 (212) 221-5700 Fax: (212) 730-4518	Signature of Non-Attorney Petition Preparer I declare under penalty of perjury that: 1) I am a bankruptcy petition preparer as defined in 11 U.S.C. § 110; 2) I prepared this document for compensation and have provided the debtor with a copy of this document and the notices and information required under 11 U.S.C. §§ 110(b), 110(h) and 342(b); 3) if rules or guidelines have been promulgated pursuant to 11 U.S.C. § 110(h) setting a maximum fee for services chargeable by bankruptcy petition preparers, 1 have given the debtor notice of the maximum amount before preparing any document for filing for a debtor or accepting any fee from the debtor, as required in that section. Official Form 19 is attached. Printed Name and title, if any, of Bankruptcy Petition Preparer	
September 18, 2009 Date *In a case in which § 707(b)(4)(D) applies, this signature also constitutes a certification that the attorney has no knowledge after an inquiry that the information in the schedules is incorrect. Signature of Debtor (Corporation/Partnership) I declare under penalty of perjury that the information provided in this petition is true and correct, and that I have been authorized to file this petition on behalf of the debtor.	Social Security Number (If the bankruptcy petition preparer is not an individual, state the Social Security number of the officer, principal, responsible person or partner of the bankruptcy petition preparer.) (Required by 11 U.S.C. § 110.) Address X Signature of Bankruptcy Potition Preparer or officer, principal, responsible person, or partner whose social security number is provided above.	
The debtor requests relief in accordance with the chapter of title 11, United States Code, specified in this petition. X Signature of Authorized Individual	Names and Social Security numbers of all other individuals who prepared or assisted in preparing this document unless the bankruptcy petition preparer is not an individual:	

If more than one person prepared this document, attach additional sheets conforming to the appropriate official form for each person.

A bankruptcy petition preparer's failure to comply with the provisions of title 11 and the Federal Rules of Bankruptcy Procedure may result in fines or imprisonment or both 11 U.S.C. § 110; 18 U.S.C. § 156.

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United States Bankruptcy Court Eastern District of New York

IN RE:		Case No),	
BUCKLEY MANOR HOLDINGS LLC		Chapter	11	
De	eblor(s)			
LIST OF CREDI	TORS HOLDING 20 LARGEST U	NSECURED (CLAIMS	
Following is the list of the debtor's creditors holding the chapter 11 [or chapter 9] case. The list does not include the value of the collateral is such that the unsecured definolding the 20 largest unsecured claims, state the child guardian." Do not disclose the child's name. See, 11 U.:	(1) persons who come within the definition of "insidectory places the creditor among the holders of the 20 is initials and the name and eddress of the child's presented.	er" set forth in 11 U. largest unsecured cla	S.C. § 101, or (2) sec ims. If a minor child i	ured creditors unless s one of the creditors
(1) Name of creditor and complete mailing address including zip code	(2) Name, telephone number and complete mailing address, including zip code, of employee, agent or department of creditor familiar with claim who may be contacted	(3) Nature of claim (trade debt, bank toan, government contract, etc.)	(4) Indicate if claim is contingent, unliquidated, disputed or subject to setoff	(5) Amount of claim (if secured also state value of security)
Solomon Hoffman				877,000.00
125 Penn St. Brooklyn, NY 11211				
Perfect Car Rental				125 000 00
6302 17th Avenue				125,000.00
Brooklyn, NY 11204		_		
Avigdor Gutwein 1314 58th Street Brooklyn, NY 11219				85,000.00
BLZ Electric				80,000.00
150 52nd Street				00,000.00
Brooklyn, NY 11232				
Discover Card				15,000.00
P.O. Box 30943 Salt Lake City, UT 84130		•		
Combined Energy Services	·			4,300,00
P.O. Box 333				4,300.00
Thompsonville, NY 12784				
NYSEG				4,000.00
P.O. Box 5234				
Binghamton, NY 13902 Liberty Pest Control				714.21
2629 Route 302				734.21
Middletown, NY 10941				
Atlantic Communications				125.00
20 Henry St., Suite 1				
Binghamton, NY 13901				
DECLARATION UNDER PENA	LTY OF PERJURY ON BEHALF OF A CO	DRPORATION (DR PARTNERSH	IP
I, [the president or other officer or an authorized a in this case, declare under penalty of perjury that I	gent of the corporation][<i>or</i> a member <i>or</i> an aut have read the foregoing list and that it is true :	horized agent of t and correct to the	he partnership] nan best of my informa	ned as the debtor tion and belief.
Date: September 18, 2009 Sign	nature: Mill for	<u>.</u>		***************************************
	y V			
	Yidel Peristein, Manager/Member	r		

(Print Name and Title)

UNITED STATES BANKRUPTO EASTERN DISTRICT OF NEW	YORK	
In re:	X	Case No.
BUCKLEY MANOR HOLDINGS LLC		Chapter 11
	Debtor.	

LIMITED LIABILITY COMPANY RESOLUTION

At a special meeting of the Buckley Manor Holdings LLC (the "Company") held on September 18, 2009, and upon due consent and after motion duly made, seconded and unanimously carried, it is hereby:

RESOLVED, that the Company is authorized and empowered to cause the filing of a petition under Chapter 11 of the United States Bankruptcy Code in the United States Bankruptcy Court in the Southern District of New York, and that the same is in the best interests of the Company and its creditors and equity holders; and it is further

RESOLVED, that the Company is authorized to retain the firm of GOLDBERG WEPRIN FINKEL GOLDSTEIN LLP, as counsel to represent the Company in connection with the purposes of proceeding with prosecution of Chapter 11 case.

Dated: September 18, 2009

BUCKLEY MANOR HOLDINGS LLC

Name: Yidel Perlstein

Title: Manager/Member

UNITED STATES BANKRUPTCY COURT EASTERN DISTRICT OF NEW YORK

In re:	Chapter 11

BUCKLEY MANOR HOLDINGS LLC Case No.:

Debtor.

LIST OF EQUITY HOLDERS

Blima Perlstein 50%
Yidel Perlstein 50%

Executed on September 18, 2009

BUCKLEY MANOR HOLDINGS LLC

Name: Yidel Perlstein Title: Manager/Member

UNITED STATES BANKRUPTCY COURT EASTERN DISTRICT OF NEW YORK	
In re:	Chapter 11
BUCKLEY MANOR HOLDINGS LLC,	Case No.:
Debtor.	

RULE 7.1 CORPORATE OWNERSHIP STATEMENT

Pursuant to Federal Rule of Civil Procedure 7.1, Buckley Manor Holdings LLC (the "Debtor"), certifies that it is a private non-governmental party, and has no corporate parent, affiliates and/or subsidiaries which are publicly held.

Executed on September 18, 2009

BUCKLEY MANOR HOLDINGS LLC

Name: Yidel Perlstein

Title: Manager/Member

UNITED STATES BANKRUPTCY CO EASTERN DISTRICT OF NEW YORK	
In re:	CHAPTER 11
BUCKLEY MANOR HOLDINGS LLC	CASE NO.
Debtor.	X
SCHEDULE O	F PENDING LAWSUITS
1. Galster Funding LLC v. Buckley Manor Holdings, LLC Supreme Court, Sullivan County Index No. 3478-09 Attorney: Kalter, Kaplan, Zeig 6166 State Route 42 P.O. Box 30 Woodbourne, NY 1	gler & Forman
Dated: New York, New York September 18, 2009	
	BUCKLEY MANOR HOLDINGS LLC
	By:Name: Yidel Perlstein Title: Manager/Member

KEVIN J. NASH, ESQ. GOLDBERG WEPRIN FINKEL GOLDSTEIN LLP 1501 Broadway, 22nd Floor New York, New York 10036 (212) 221-5700

INTERNATION AND STREET OF COLUMN

Attorneys for the Debtor

EASTERN DISTRICT OF NEW YORK	
In re:	Chapter 11
BUCKLEY MANOR HOLDINGS LLC,	Case No.:
Debtor.	
10 to 100	

AFFIRMATION PURSUANT TO LOCAL BANKRUPTCY RULES

YIDEL PERLSTEIN affirms as follows:

- 1. I am the managing member of Buckley Manor Holdings LLC (the "Debtor") and submit this Affirmation in accordance with Local Bankruptcy Rules in support of the voluntary petition filed by the Debtor under Chapter 11 of Title 11 of the United States Code (the "Bankruptcy Code").
- 2. The Debtor owns a 37 unit multi-family residential garden apartment complex in Liberty, New York spread over six buildings (the "Property"). The Debtor acquired the Property in 2006 for the sum of \$1,425,000.
- 3. Although the Property is located in Liberty, New York, the Debtor's principals live in Brooklyn, New York and the Debtor maintains its executive and business offices in Brooklyn from which the operations of the

Property are conducted. In deference to the foregoing, the Chapter 11 case has been venued in the Eastern District of New York.

- 4. There are no pending bankruptcy cases against the Debtor and this petition is filed as voluntary Chapter 11 case.
- 5. Pursuant to Bankruptcy Rule 1007(d), a list containing the names and addresses of the creditors holding the twenty (20) largest unsecured non-disputed claims against the Debtor is attached thereto. Also, in accordance with Local Bankruptcy Rules, a list containing the names and address of the Debtor's creditors and equity holders are likewise attached hereto.
- 6. The Debtor's secured creditor is Galster Funding LLC ("Galster") which in recent weeks apparently acquired a first mortgage originally held by Astoria Bank. The Debtor currently owes a principal balance under the mortgage of \$1,031,226.34.
- 7. The mortgage recently went into default. Although the defaults are relatively small, amounting to less than \$50,000 in the aggregate, Galster apparently acquired the mortgage in an effort to attempt to gain control of the Property and has quickly instituted foreclosure proceedings.
- 8. As a result, the Debtor is compelled to file a Chapter 11 case to maintain the going concern value of the Property, while it seeks to restructure the mortgage debt. If necessary, the Debtor will cure and reinstate the mortgage so as to prevent forfeiture of the Property.

- 9. The Debtor has no employees and relies upon an on-site superintendent to help manage the Property. The Debtor's principals do not receive a salary and all rents are used to maintain the Property.
- 10. Currently, the Property operates at a small deficit, although it is 100% occupied. Monthly rents total approximately \$26,500 per month.

Executed September 18, 2009

YPDEL PERLSTEIN

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United States Bankruptcy Court Eastern District of New York

IN RE:		Case No.
BUCKLEY MANOR HOLDINGS LLC		Chapter 11
	Debtor(s)	
	VERIFICATION OF CREDIT	OR MATRIX
The above named debtor(s) or attorne correct to the best of their knowledge		that the attached matrix (list of creditors) is true and
Date: September 18, 2009	Debtor	
	Joint Debtor Attorney for Debtor	

ATLANTIC COMMUNICATIONS 20 HENRY ST SUITE 1 BINGHAMTON NY 13901

AVIGDOR GUTWEIN 1314 58TH STREET BROOKLYN NY 11219

BLZ ELECTRIC 150 52ND STREET BROOKLYN NY 11232

COMBINED ENERGY SERVICES PO BOX 333 THOMPSONVILLE NY 12784

DISCOVER CARD
PO BOX 30943
SALT LAKE CITY UT 84130

GALSTER FUNDING LLC 156 WILLIAM STREET SUITE 802 NEW YORK NY 10038

INTERNAL REVENUE SERVICE 10 METRO TECH CENTER 625 FULTON STREET BROOKLYN NY 11201

KALTER KAPLAN ZEIGER & FORMAN 6166 STATE ROUTE 42 PO BOX 30 WOODBOURNE NY 12788

LIBERTY PEST CONTROL 2629 ROUTE 302 MIDDLETOWN NY 10941

NYC DEPT OF FINANCE ATTN: LEGAL AFFAIRS 345 ADAMS ST - 3RD FLOOR BROOKLYN NY 11201

NYS DEPT OF TAXATION & FINANCE BANKRUPTCY/SPECIAL PROCEDURES BLDG 8 HARRIMAN CAMPUS ALBANY NY 12227

NYSEG PO BOX 5234 BINGHAMTON NY 13902

PERFECT CAR RENTAL 6302 17TH AVENUE BROOKLYN NY 11204

SOLOMON HOFFMAN 125 PENN ST BROOKLYN NY 11211

VILLAGE OF LIBERTY 167 MAIN ST LIBERTY NY 12754